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19th February 2021

Linda Wale
Chantry Mead
Barnham

Case Officer: Maria Tomalova
Telephone: 01903 737510
Email: maria.tomalova@arun.gov.uk

Dear Sir/Madam,

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015

Application No: BN/150/20/PL
Site Address: Land at Chantry Mead & Rear of 14 -18 Downview Road Barnham PO22 0EG
Description of works: 3 No dwellings including access, landscaping & associated works (resubmission following BN/51/20/PL). This site is in CIL Zone 2 and is CIL Liable as new dwellings.

Thank you for your internet representation made on 18th February 2021 which has been recorded as an objection with the comments as follows:

OWPC33909

My objections to this planning application are as follows:

Precedence.

It should be noted that in 2018 a planning application was submitted by a homeowner in Downview Road, EG/108/17/OUT to build in the back garden of the property, this was rejected and dismissed at appeal as it would have set a precedent for other homeowners in DVR to sell off their backgardens to urban infill. Why therefore is this being considered once again?

Area of Special Character.

The area of DVR and Elm Grove has been designated as an Area of Special Character and to encourage backgarden 'grabbing' would be totally inappropriate. Even though there is one less property in the new application, the plans for plot 3 is still oriented as before and would "fail to reflect the established layout of the area". One of the conclusions from the first rejection of BN/51/20/PL was that the proposal would "result in harm to the immediate street scene of the area".

Privacy.

Despite the fact there are now just 3 dwellings in the new application, the privacy for the nearest bungalows in DVR and some of the houses in Chantry Mead would be compromised.

Flooding.

The proposal BN/151/20/PL is suggesting using surface water infiltration, however in a report on the first application the Principal Drainage Engineer for ADC commented that several surface water tests must be carried out during the peak winter months and not just the 3 boreholes sunk on one day in March 2020, do the builders have proof that this has indeed been carried out for this second planning application? It must be noted that when Chantry was developed an Engineers report stated that "peak ground water levels were found to be very close to the surface, therefore ground infiltration was not feasible and drainage design would be challenging".

Covenanted Land.

How are the developers addressing the fact that some of the land on which they propose to build upon is said to be covenanted land?

Finally, if this planning application is passed, it must legally bind the new homeowners into the same maintenance plans that the residents of Chantry Mead are bound to, for upkeep and maintenance of the road, all the green spaces and our SUD system.

Your views as made above will be considered before the application is determined.

Please be aware that Planning Services operate an 'open file' policy and will publish your comments including your name and address on the website. Please make sure that you have only provided information that you are happy will be published in this way. If you have supplied information belonging to a third party, you must make sure you have their permission to do so. If you do not wish your comments to appear on the website or on the file you will need to confirm this by emailing to planning@arun.gov.uk and I will arrange for it to be destroyed although this means that the content will then be disregarded.

The majority of applications are determined under delegated powers by officers. Further information on the decision making process can be found on the website at :<https://www.arun.gov.uk/planning-decision-process>.

Some applications will be determined by the Development Control Committee, and I shall write and inform you of the date of the meeting and the procedures for public speaking if this is the case. However, if your representation has been received after the agenda for the meeting has been finalised and the notifications have been generated, you will not receive notification. In this case, you will need to track the progress of the application on the council's website <https://www.arun.gov.uk/weekly-lists>

Any comments that are received after the agenda has been finalised will be separately reported to the members of the Development Control Committee.

Regardless of how the application is determined I will notify you of the decision.

Yours sincerely



Neil Crowther
Group Head of Planning

For details of how the Council will deal with your data please refer to our privacy notices on the website www.arun.gov.uk/planning-privacy-statements

If you have provided an email address, all correspondence including the decision notice will be sent by email. It is therefore important that you keep us informed if this changes during the course of this application.

To register to receive notification of planning applications in your area, please go to <https://www.arun.gov.uk/planning> and click into Local Planning Application Finder.